

# Rental Comparison Report

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| Address                                     | Rental Price | Rental Date | DOM | Agency   | Lotplan   RPD   Section/Block | Year Built | Bed | Bath | Car | Land Size | Property Type |
|---|--------------|-------------|-----|--|-------------------------------|------------|-----|------|-----|-----------|---------------|
| 93 BLIGHT STREET BROMPTON SA 5007           | \$420/W      | 25/07/24    | 11  | 1840 Real Estate                                     | A73/D93151                    | 1945       | 2   | 1    | 2   | 382 m²    | House         |
| 18A BROWN STREET BROMPTON SA 5007           | \$680/W      | 23/09/24    | 10  | Ouwens Casserly Real Estate - Adelaide /Henley Beach | A204/D112332                  | 2017       | 3   | 2    | -   | 113 m²    | House         |
| 4/31 BROWN STREET BROMPTON SA 5007          | \$595/W      | 19/09/24    | 15  | Noakes Nickolas                                      | F4/C26080                     | 2011       | 2   | 2    | -   | 81 m²     | House         |
| 5/31 BROWN STREET BROMPTON SA 5007          | \$550/W      | 13/08/24    | 26  | LJ Hooker St Peters                                  | F5/C26080                     | 2014       | 2   | 2    | 1   | 84 m²     | Unit          |
| 36 BROWN STREET BROMPTON SA 5007            | \$775/W      | 29/08/24    | 9   | Toop & Toop Norwood                                  | A201/D131173                  | -          | 3   | 2    | 1   | 163 m²    | Unit          |
| 36A BROWN STREET BROMPTON SA 5007           | \$720/W      | 25/09/24    | 28  | Toop & Toop Norwood                                  | A202/D131173                  | -          | 3   | 2    | 1   | 140 m²    | Unit          |
| 38A BROWN STREET BROMPTON SA 5007           | \$750/W      | 23/09/24    | 34  | Toop & Toop Norwood                                  | A204/D131173                  | 2024       | 3   | 2    | 1   | 140 m²    | House         |
| 40 BROWN STREET BROMPTON SA 5007            | \$775/W      | 23/09/24    | 16  | Toop & Toop Norwood                                  | A205/D131173                  | 2023       | 3   | 3    | 1   | 141 m²    | Unit          |
| 44 BROWN STREET BROMPTON SA 5007            | \$750/W      | 23/09/24    | 8   | Toop & Toop Norwood                                  | A207/D131173                  | 2022       | 3   | 2    | 1   | 141 m²    | Unit          |
| 7 BURLEY GRIFFIN BOULEVARD BROMPTON SA 5007 | \$670/W      | 29/08/24    | 29  | Ray White Woodville                                  | A51/D37062                    | 1994       | 3   | 2    | 2   | 371 m²    | House         |
| 97 COGLIN STREET BROMPTON SA 5007           | \$640/W      | 14/07/24    | 13  | Toop & Toop Norwood                                  | A1/D747                       | 2023       | 2   | 2    | 1   | 3,300 m²  | House         |
| 97A COGLIN STREET BROMPTON SA 5007          | \$660/W      | 15/07/24    | 33  | Jump Property Rentals                                | A216/D131173                  | 2022       | 2   | 2    | 1   | 178 m²    | House         |
| 5/143-145 COGLIN STREET BROMPTON SA 5007    | \$530/W      | 22/08/24    | 30  | Genny & Co Real Estate                               | -                             | 1990       | 3   | 1    | 1   | 184 m²    | House         |
| 114A EAST STREET BROMPTON SA 5007           | \$770/W      | 02/09/24    | 62  | Ray White St Peters                                  | A301/D91798                   | 2018       | 4   | 3    | 2   | 244 m²    | House         |
| 1 GREEN STREET BROMPTON SA 5007             | \$660/W      | 18/07/24    | 8   | Ray White Prospect                                   | F300/C24764                   | 2009       | 3   | 1    | 2   | 160 m²    | House         |
| 1/4 GREEN STREET BROMPTON SA 5007           | \$590/W      | 26/09/24    | 8   | Ray White Woodville                                  | F5/C22683                     | 2006       | 3   | 2    | 2   | 194 m²    | Unit          |
| 1/20 GREEN STREET BROMPTON SA 5007          | \$680/W      | 27/06/24    | 30  | D B Philpott Real Estate                             | F14/C27079                    | 2012       | 3   | 2    | 1   | 190 m²    | Unit          |

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|--------------------------------------|--------------|-------------|-----|--|-------------------------------|------------|-----|------|-----|-----------|---------------|
| 2/32 HAWKER STREET BROMPTON SA 5007  | \$750/W      | 22/08/24    | 18  | Ouwens Casserly Real Estate - Adelaide /Henley Beach | F2/C25638                     | 2010       | 3   | 2    | -   | 129 m²    | House         |
| 7/32 HAWKER STREET BROMPTON SA 5007  | \$660/W      | 08/08/24    | 25  | Harris Real Estate Daw Park                          | F7/C25638                     | 2010       | 3   | 2    | 2   | 130 m²    | House         |
| 34 HOCKING STREET BROMPTON SA 5007   | \$595/W      | 21/08/24    | 19  | Turner Real Estate Rentals                           | A218/D459                     | 2014       | 2   | 1    | 1   | 143 m²    | House         |
| 20 KERNICK WAY BROMPTON SA 5007      | \$695/W      | 29/07/24    | 15  | Savvy Estates  | F51/C24725                    | 2008       | 3   | 2    | 2   | 137 m²    | House         |
| 16 KILN DRIVE BROMPTON SA 5007       | \$920/W      | 12/08/24    | 44  | Penny Riggs Property Management                      | A28/D75077                    | 2009       | 4   | 2    | 2   | 233 m²    | House         |
| 2/5 MILLER STREET BROMPTON SA 5007   | \$550/W      | 25/09/24    | 3   | Ray White St Peters                                  | A6/D752                       | 1988       | 2   | 1    | 2   | 260 m²    | House         |
| 6A PICKERING STREET BROMPTON SA 5007 | \$600/W      | 03/09/24    | 13  | Williams Property                                    | A46/D459                      | 2012       | 3   | 2    | 1   | 125 m²    | Unit          |
| 24 PICKERING STREET BROMPTON SA 5007 | \$515/W      | 05/09/24    | 15  | Waterman Property Management                         | A31/F119449                   | 1900       | 1   | 1    | -   | 142 m²    | House         |
| 29 PICKERING STREET BROMPTON SA 5007 | \$700/W      | 23/09/24    | 40  | Lin Andrews Real Estate Adelaide (RLA 134)           | A93/D83359                    | 2011       | 3   | 2    | 2   | 191 m²    | House         |
| 12 TAYLOR STREET BROMPTON SA 5007    | \$580/W      | 30/08/24    | 18  | Boffo Real Estate                                    | A130/D459                     | 1890       | 2   | 1    | -   | 123 m²    | House         |
| 33 THIRD STREET BROMPTON SA 5007     | \$750/W      | 04/09/24    | 13  | Ouwens Casserly Real Estate - Adelaide /Henley Beach | F505/C26119                   | 2010       | 3   | 2    | 2   | 153 m²    | Unit          |
| 41 THIRD STREET BROMPTON SA 5007     | \$670/W      | 13/09/24    | 15  | Toop & Toop Norwood                                  | A220/D131173                  | 2023       | 2   | 2    | 1   | 189 m²    | House         |
| 23 THORNES LANE BROMPTON SA 5007     | \$660/W      | 05/09/24    | 17  | Noakes Nickolas                                      | F5/C27048                     | 2012       | 3   | 2    | 2   | 118 m²    | House         |
| 63B WEST STREET BROMPTON SA 5007     | \$880/W      | 24/09/24    | 37  | Belle Property Adelaide City                         | A17/D75075                    | 2008       | 5   | 2    | 2   | 276 m²    | House         |
| 3/81 WEST STREET BROMPTON SA 5007    | \$650/W      | 26/09/24    | 16  | Turner Real Estate Rentals                           | F5/C23561                     | 2008       | 3   | 2    | 2   | 207 m²    | Unit          |
| 112 WEST STREET BROMPTON SA 5007     | \$800/W      | 13/08/24    | 1   | Savvy Estates  | A8/D2753                      | 1925       | 4   | 2    | 2   | 915 m²    | House         |

## Rents By Property Type

| Type  | Attribute | Quantity | Lowest Rent/Week | Highest Rent/Week | Median Rent/Week | Average Rent/Week | Total Value |
|-------|-----------|----------|------------------|-------------------|------------------|-------------------|-------------|
| House | 1 Bed     | 1        | \$515            | \$515             | \$515            | \$515             | \$515       |
|       | 2 Beds    | 8        | \$420            | \$670             | \$595            | \$589             | \$4,710     |
|       | 3 Beds    | 10       | \$530            | \$750             | \$675            | \$676             | \$6,755     |
|       | 4 Beds    | 3        | \$770            | \$920             | \$800            | \$830             | \$2,490     |
|       | 5+ Beds   | 1        | \$880            | \$880             | \$880            | \$880             | \$880       |
| Unit  | 2 Beds    | 1        | \$550            | \$550             | \$550            | \$550             | \$550       |
|       | 3 Beds    | 9        | \$590            | \$775             | \$720            | \$699             | \$6,290     |
| Total |           | 33       |                  |                   |                  |                   | \$22,190    |

## Average Number Of Days On Market

| Type  | Range         | Quantity | Average Days on Market |
|-------|---------------|----------|------------------------|
| House | \$400 - \$499 | 1        | 11                     |
|       | \$500 - \$599 | 6        | 17                     |
|       | \$600 - \$699 | 9        | 18                     |
|       | \$700 - \$799 | 4        | 39                     |
|       | \$800 - \$899 | 2        | 19                     |
|       | \$900 - \$999 | 1        | 44                     |
| Unit  | \$500 - \$599 | 2        | 17                     |
|       | \$600 - \$699 | 3        | 20                     |
|       | \$700 - \$799 | 5        | 15                     |
| Total |               | 33       |                        |

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